

DDA

Downtown Development Authority
Rifle, Colorado

MINUTES
Wednesday, July 3, 2013
Rifle City Hall

1. CALL TO ORDER:

Vice-Chair, Sally Brands called the meeting to order at 7:03 a.m.
Members Present; Gil Frontella, Nella Barker, Wilma Paddock, Randy Winkler, and Tom Stuver.
Members Absent: Jay Rickstrew, Michael Langhorne
DDA Manager Present: Helen Rogers
Guests Present: Nathan Lindquist; City Planner, Frank Ladd; CEO, RACC, and Ed Arnold.

2. APPROVAL OF MINUTES:

A motion was made by Paddock, seconded by Winkler, to approve the minutes of June 5, 2013, approving unanimously.

3. BILLS TO BE APPROVED:

1) Mr. Power S; Sidewalk power washing, watering downtown flowers and 3rd St.; \$1,976.00. 2) Downtown Colorado, Inc., \$195.00 3) All About Sprinklers; \$608.50 4) DHM Design for Wayfinding; \$3,323.20. 5) VIP Trash Services; \$145 6) Mt Valley Tree Farm, Mulch, \$90. A motion was made by Paddock, seconded by Winkler, approving unanimously.

4. FINANCIAL REPORT:

The Financial Report was presented for review. A motion was made by Barker seconded by Paddock to accept the financial review as presented, approving unanimously.

5. MANAGER'S REPORT:

DDA Administration – 59 hrs.

- First Friday Event on June 7th was successful. Many events going on from the Bike Path Workshop at the Library, Downtown Merchant Special, Classic Car Show at the 2nd St. Lot and ending with the Boom Town Players Improv at the Texan.
- Dana Ingram has moved to Denver and Dennie Talbot, from New Castle, is now contracting with the RREDC for 3 days a week.

- Met with Mary Anderson, her daughter, Cassie Cerise is the new owner of the building on W. 4th St. where the Wooden bucket was years ago. We met regarding paint reimbursement.
- Coordination with Frontier Paving for Seal Coating the DDA Parking Lots. This will occur on Friday, July 12th and go through Sunday, July 14th.
- Coordinated new bumper stops for the E. 4th St. Lots with Copeland Concrete. Still need to remove rebar from the area and will coordinate with O&M.
- Saved several metal sheets and misc. metal pieces for future public art projects from the Burkey Lumber Bunks on June 14th.
- Nathan and I met with the new DOLA Architect, Tim Stroh. He will be following up with what the Slaterpaul architect was working on. Walked the downtown and pointed out several buildings which could be addressed which aren't part of the TOD Grant. (Filling Station, McLearn Building)
- Maintenance issues include mulching the Museum Parking Lot, B&B Plumbing fixed an irrigation leak on W. 4th St. We'll be weeding the curb extensions again.
- Continuing coordination of watering the flowers every day and 3rd St. curb extensions 2 times a week.
- Includes daily emails and communication with City Staff and others, prep for DDA Meeting, DDA Meeting and Minutes, Budget Report, and Manager's Report.

New Ute Events Center Restoration – 2.5 hrs.

- Demolition has begun with PNCi as the General Contractor for the interior UTE Construction. The original wainscoting motif was uncovered and was turquoise with a feathered motif.
- Easement agreement is being negotiated with the Dry Cleaners regarding an electrical box and trash location.
- The movie screen and frame were taken down and will be reused for an outdoor movie venue for the next First Friday in Centennial Park.
- Water and Sewer upgrades have been connected, done by the City Crews.

Visitor Improvement Fund – 19 hrs.

- Went before City Council for approval to have the City Manager sign the Lease Agreement with CDOT. It was approved and sent on to the Grand Junction Office.
- Met with Lanny Grant, with Garfield County Search and Rescue. The existing boat ramp area has been a safety issue for some time. We are looking for a letter of endorsement from them. Dave Ling just capsized with a Mackenzie at the bridge pylons with 2 others. The boat is still lodged on a sand bar.
- Attended a regional NWCCHT meeting at the Library. Members of the Rifle Historical Society joined me and we started to narrow down the historic sites and narratives to go on the Gateway Signs.
- Went with area reps to a BOCC on June 17th. They agreed to fund \$27,000 for half the signage for Garfield County.

6. CHAMBER UPDATE:

Frank Ladd presented the Chamber Report. The Business EXPO went well up at CMC. Many businesses were able to network that ordinarily wouldn't. Rifle NOW is a radio spot on 95.5 The River and will air each Tuesday morning at 7:40am. The Garfield County Fair will be held August 10th. This is the 75th anniversary of the fairgrounds and businesses are encouraged to participate in the parade. WPX Energy is sponsoring a Rig Tour with new natural gas technology, July 12th. Participants need to sign up through the Chamber. An open house for the new Rifle Forest Service Building will be July 15th from 3-6 pm. The Women in Business Luncheon will be July 16th with the topic cover healthy ways to take care of oneself. The Chamber for Good program is underway, allowing locals to donate to programs that need financial assistance, volunteers and specific items. Bob Rankin, Colorado State Representative from District 57 attended a recent Club 20 meeting. Several aerospace engineering firms are looking at other places in the state to help with manufacturing needs.

7. NEW BUSINESS:

A. Wayfinding, DHM Final Construction Design

Rogers presented final construction design submitted from DHM. Both the Main Street Committee and DDA agreed on the Western Scheme. No negative comments surfaced and the final design for fabrication will be submitted for cost to area fabricators.

B. RREDC, Main Street Update

Brands stated the RREDC had received confirmation for the Revolving Loan Fund Grant from the USDA Rural Development Dept.. The RREDC will need to match the grant at a cost of \$25,000.

The RREDC have several pending projects coming along and will be announced soon to the public.

The new temporary Main Street Coordinator is Dennie Talbot, from New Castle. Discussion centered around who she is responsible to and how many hours are spent on Main Street and RREDC.

The Main Street program was not awarded the \$7,000 from Lowe's to build a fence along Rifle Creek.

The First Friday event went well on June 7th with most of the retail shops participating. The classic car show went well at the 2nd St. Lot. The Improvisation with the Boomtown Players at the Texan Bar was a hit, a Bike Trail Design Workshop at the Library was held, and there was Music at the Library.

The Parking Structure Mural needs to be completed by Jen Sanborn by Oct. 31st as this is when the funding runs out with a \$5,000 grant from DOLA. She has been paid for half of the cost (\$2,500)

The Art Fence Project with the Rifle Middle School Art Club should be done by mid-July.

C. DOLA Architect Assistance & Design Support

Nathan Lindquist, Planning Director, and Rogers met with Tim Stroh, DOLA Main Street Architect. Discussed various building facades and Comp Plan objectives for the downtown along with what's being done for the HUD/TOD Grant. Walked the downtown and looked at buildings. The Main Street Committee needs to fill out the application for Architectural Technical Assistance & Design Support along with the building owners' signature and submit it to them for review. They will then select which projects they want to take on.

D. Other

Rogers asked the DDA for approval to use a quarter of the Museum Lot for the UTE Construction overflow. The area to be fenced off is the NW Quadrant. The DDA agreed to the use for the duration of construction which is estimated to be 5-6 months.

Stuver indicated there seems to be a water leak in front of his building. Rogers stated she would take a look at it to determine if City Crews needed to get involved.

Frontella asked to have City Staff look into placing the 'Stop for Pedestrian' State Signs placed along Railroad Ave. City staff will look into this. Police Chief, John Dyer will be notified.

8. PROJECTS

A. DCI Institute – Rifle, July 26th

Downtown Colorado, Inc. will hold their quarterly meeting in Rifle with the emphasis on Promotions. Rifle Main Street will need to speak at one of the afternoon sessions. A Walking Tour, like the one done for Governor Ritter, will likely occur, with a short talk beforehand on the Rifle Library Building, The New UTE Events Center, Centennial Park, Brenden Theatre and the 2nd St. Lot. The event will be held at the Library. The event is open to the public.

B. First Fridays

The next First Friday is July 5th. The Main Street Coordinator, Dennie Talbot will contact downtown merchants to see who wants to participate. The Main event of the night is an outdoor movie to be shown at Centennial Park. The old UTE Movie Screen will be cut down and re-sewn to fit within the Pavilion's columns. The Classic car Show will continue.

C. DDA Office Relocation

The committee continues to work on the MOU and have discussions with the Library District Staff and Board regarding the space available at the Rifle Library. More will be discussed at the August DDA Meeting.

D. Bus Shelter

The Eagle Scout, Joseph Reyelps, continues to work on the project. He was to speak with Rich Carter, obtain information on what's needed for the concrete pad and get pricing for it. He is to take responsibility and leadership for the project as part of his Eagle Scout Badge.

E. Sealcoat DDA Parking Lots, Fri. - Sun., July 12-14th
Frontier Paving is scheduled to start at 6:30 am on Friday, July 12th. Rogers will notify adjacent building owners and tenants, along with placing notices on cars two times the week prior.

9. MAINTENANCE:

A. Irrigation
Rogers called B&B Plumbing regarding a leak at the SW corner of Railroad and W. 4th St. They fixed the leak.

B. CMU Caps, W. 2nd St.
Rogers continues to look for matching CMU Caps for the 2nd St. location

10. ADJOURN: The meeting adjourned at 8:33 am.

Respectfully Submitted,

Helen Rogers
DDA Manager